



PLACER COUNTY PLANNING DEPARTMENT

Reserved for Date Stamp

AUBURN OFFICE

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Auburn, CA 95603
530-886-3000/FAX 530-886-3080

Website: www.placer.ca.gov/planning

TAHOE OFFICE

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530-581-6280/FAX 530-581-6282

E-Mail: planning@placer.ca.gov

CONDITIONAL USE PERMIT/MINOR USE PERMIT

Filing fee: \$ _____ Type: _____ Receipt # _____ File # CUP- _____ MUP- _____

Hearing Date _____

--TO BE COMPLETED BY THE APPLICANT--

1. Project Name _____
2. Applicant _____
3. Project Description _____

PLEASE SUBMIT A WELL-DETAILED SITE PLAN (see instructions for requirements)

4. Assessor's Parcel Number(s) _____

SIGNATURE OF APPLICANT: _____

INDEMNIFICATION AGREEMENT: *I, the Applicant, will defend, indemnify, and hold harmless the County from any defense costs, including attorneys' fees or other loss connected with any legal challenge brought as a result of an approval concerning this Entitlement. I also agree to execute a formal agreement to this effect on a form provided by the County and available for my inspection.*

SIGNATURE OF APPLICANT: _____

PERMITS GRANTED FOR AN INDEFINITE PERIOD AUTOMATICALLY EXPIRE 24 MONTHS AFTER DATE OF ISSUANCE IF NOT EXERCISED BY THAT TIME, AS PROVIDED BY SECTION 17.58.160(B)(1) OF THE PLACER COUNTY ZONING ORDINANCE.

--OFFICE USE ONLY--

DECISION OF HEARING BODY: On _____, the Planning Commission/Zoning Administrator approved/denied this application subject to the attached list of _____ findings/conditions.

--FOR USE AFTER PUBLIC HEARING--

I have read the above/attached conditions and will comply:

SIGNATURE OF APPLICANT: _____

PLEASE RETURN ONE SIGNED COPY

FILING INSTRUCTIONS - USE PERMITS

Use Permits (Minor or Conditional) shall only be approved subject to the findings as noted in Section 17.58.140(A) of the Zoning Ordinance. In conditionally approving a Minor or Conditional Use Permit, the granting authority shall adopt conditions of approval as necessary to accomplish the objectives as set forth in Section 17.58.140(B) of the Zoning Ordinance.

Complete an Initial Project Application, an Exemption Verification form and the Use Permit application (including Indemnification Agreement signature). Submit the applications and filing fee, along with **15 site plans** drawn to an acceptable scale, no larger than 8½" x 11" (or **folded** to that size). **Site plans** shall contain the following information:

1. Boundary lines and dimensions of parcel(s);
2. Existing and proposed structures and their gross floor area in square feet, parking areas with spaces delineated, distance between structures and the distance from property lines;
3. The approximate area of the parcel, in square feet or acres;
4. Names, locations and widths of all existing traveled ways, including driveways, streets and right-of-ways on or adjacent to the property;
5. Approximate locations and widths of all proposed streets, right-of-ways, driveways and/or parking areas;
6. Approximate location and dimensions of all existing easements, well, leach lines, seepage pits or other underground structures;
7. Approximate location and dimensions of all proposed easements for utilities and drainage.
8. Approximate location of all creeks and drainage channels and a general indication of the slope of the land and all trees of significant size;
9. Accurately plot, label and show existing locations of the base and driplines of all protected trees (Native trees 6" dbh or greater or multi-trunk trees 10" dbh or greater) within 50 feet of any development activity (i.e.: proposed structures, driveways, cuts/fills, underground utilities, etc.) pursuant to Placer County Code, Chapter 12 (Tree Ordinance). NOTE: A tree survey prepared by and I.S.A. certified arborist may be required. Verify with the Planning Department prior to submittal of this application;
10. Show all existing and proposed grading;
11. North arrow and scale of drawing;
12. **Vicinity map**, which shows the location of the subject property in relation to existing County roads and adjacent properties, sufficient to identify the property in the field to someone unfamiliar with the area. The distance to the closest intersection of County roads should be shown to the nearest 1/10th of a mile;
13. Assessor's parcel number;
14. Name(s) of the project property owner(s) and applicant.

Where the proposed project includes the construction of a building(s), preliminary elevations should be provided in order to assist the staff and hearing body in reviewing the proposed project. (5 copies for Zoning Administrator items, and 15 for Planning Commission items.)

NOTE: 15 copies of the site plan are required - no more than 8½"x11" or **folded** to that size unless the project planner or hearing clerk determines additional copies are required.

APPEALS - An appeal must be filed within 10 calendar days of the decision that is the subject of the appeal. An appeal application shall be submitted, along with the current filing fee, to the Planning Department. The appeal shall include any explanatory materials the appellant may wish to furnish. The Planning Commission or Board of Supervisors will be the hearing body that will consider the appeal (based on the type of Use Permit involved).

Prior to the commencement of any grading and/or construction activities on the property in question, that are based upon the entitlements conferred by Placer County permit approval(s), the applicant should consult with the California Department of Fish & Game (DFG) to determine whether or not a Streambed Alteration Agreement [§1603, CA Fish & Game Code] is required. The applicant should also consult with the U.S. Army Corps of Engineers to determine whether or not a permit is required for these activities pursuant to Section 404 of the Clean Water Act. **The applicant's signature on this application form signifies an acknowledgement that this statement has been read and understood.**